

DIFFERENT SCENARIOS OF USE, COSTS/INCOME & PROFIT/LOSS

LOAN, STANDING & OPERATING COSTS

Assumptions:

Min/Max charge for any weekday day slot is 2/4hrs

All weekend day hire (AM+PM) is considered 8hrs (renovated) or 10hr (new build summer months)

No free or discounted hire

As usage increases the proportion of local reduces/outside increases (adjust grey cells in column J)

Any basic assumptions (cells L7-11 or S7-11) can be altered to suit (see <<< adjust)

Create your own example SCENARIO 6 Adjust red cells in column C and in column J

| | Overall | Weekday | Weekend |
|--|-------------|-------------|-------------|
| SCENARIO 0 - MAX THEORETICAL (TESTING ONLY) | 100% | 100% | 100% |
| Full use, every session, every day | Max | Days | Total |
| Local 15% / Outside 85% | 1092 | 364 | 1092 |
| Sessions available | Max qty | Est qty | New hrs chg |
| Weekdays 2hr sessions/wk (am,pm or eve) | | 0 | 2 |
| Weekdays 3hr sessions/wk (am,pm or eve) | 15 | 0 | 3 |
| Weekdays 4hr sessions/wk (am,pm or eve) | | 15 | 4 |
| Weekend days (am&pm)/month (winter) | 8.67 | 8.67 | 8 |
| Weekend days (full)/month (summer) | 8.67 | 8.67 | 10 |

| | Overall | Weekday | Weekend |
|---|------------|------------|-------------|
| SCENARIO 1 - VERY LOW USE 100% LOCAL | 20% | 27% | 2% |
| 2x2hr sessions/wk & 2 full days/yr | Max | Days | Total |
| Local 100% / Outside 0% | 1092 | 364 | 214 |
| Sessions available | Max qty | Est qty | New hrs chg |
| Weekdays 2hr sessions/wk (am,pm or eve) | | 2 | 2 |
| Weekdays 3hr sessions/wk (am,pm or eve) | 15 | 1 | 3 |
| Weekdays 4hr sessions/wk (am,pm or eve) | | 1 | 4 |
| Weekend days (am&pm)/month (winter) | 8.67 | 0.33 | 8 |
| Weekend days (full)/month (summer) | 8.67 | 0 | 10 |

| | Overall | Weekday | Weekend |
|--|------------|------------|-------------|
| SCENARIO 2 - LOW USE 100% LOCAL | 30% | 40% | 6% |
| 4x3hr sessions/wk & 1/2 full days/mth (summer) | Max | Days | Total |
| Local 100% / Outside 0% | 1092 | 364 | 330 |
| Sessions available | Max qty | Est qty | New hrs chg |
| Weekdays 2hr sessions/wk (am,pm or eve) | | 2 | 2 |
| Weekdays 3hr sessions/wk (am,pm or eve) | 15 | 2 | 3 |
| Weekdays 4hr sessions/wk (am,pm or eve) | | 2 | 4 |
| Weekend days (am&pm)/month (winter) | 8.67 | 0 | 8 |
| Weekend days (full)/month (summer) | 8.67 | 1 | 10 |

| | Overall | Weekday | Weekend |
|--|------------|------------|-------------|
| SCENARIO 3 - MEDIUM USE 50/50 | 38% | 47% | 17% |
| 5x4hr sessions/wk & 1/2 part/full days/mth (v) | Max | Days | Total |
| Local 50% / Outside 50% | 1092 | 364 | 418 |
| Sessions available | Max qty | Est qty | New hrs chg |
| Weekdays 2hr sessions/wk (am,pm or eve) | | 2 | 2 |
| Weekdays 3hr sessions/wk (am,pm or eve) | 15 | 3 | 3 |
| Weekdays 4hr sessions/wk (am,pm or eve) | | 2 | 4 |
| Weekend days (am&pm)/month (winter) | 8.67 | 1 | 8 |
| Weekend days (full)/month (summer) | 8.67 | 2 | 10 |

| | Base Costs | Base Costs |
|----------------------------------|-------------------|-------------|
| NEW BUILD COSTS | Year 5,6,7 | Years 2,3,4 |
| Initial costs (Year 1 - use EMR) | £ 15,000 | £ 87,324 |
| Loan (years 2-7) | £ 29,108 | £ 44,108 |
| Loan (years 8-51) | £ 11,643 | £ 26,643 |
| Standing costs (years 5+) | £ 15,000 | £ 26,643 |
| Operating costs (% of income) | 50% << adjust | |
| Weekend premium (Sat/Sun) | 25% << adjust | |
| Outsider/business user premium | 50% << adjust | |
| Base hourly rate (local user) | £ 12.00 << adjust | |

| | All Costs | Surplus/(Deficit) |
|----------------------------------|---------------|-------------------|
| NEW BUILD INC & COSTS | Year 5,6,7 | Year 5,6,7 |
| Income | £ 113,373 | £ 100,795 |
| Income | £ 79,560 | £ 119,340 |
| Local/Comm | 15% << adjust | 85% £ 83,330 |
| Hire ph | Income | Hire ph |
| £ 12.00 | £ - | £ 18.00 |
| £ 12.00 | £ - | £ 18.00 |
| £ 12.00 | £ 37,440 | £ 18.00 |
| £ 15.00 | £ 18,720 | £ 22.50 |
| £ 15.00 | £ 23,400 | £ 22.50 |

| | All Costs | Surplus/(Deficit) |
|----------------------------------|----------------|-------------------|
| NEW BUILD INC & COSTS | Year 5,6,7 | Year 5,6,7 |
| Income | £ 7,584 | £ 47,900 |
| Income | £ 7,584 | £ 11,376 |
| Local/Comm | 100% << adjust | 0% £ 30,435 |
| Hire ph | Income | Hire ph |
| £ 12.00 | £ 2,496 | £ 18.00 |
| £ 12.00 | £ 1,872 | £ 18.00 |
| £ 12.00 | £ 2,496 | £ 18.00 |
| £ 15.00 | £ 720 | £ 22.50 |
| £ 15.00 | £ - | £ 22.50 |

| | All Costs | Surplus/(Deficit) |
|----------------------------------|----------------|-------------------|
| NEW BUILD INC & COSTS | Year 5,6,7 | Year 5,6,7 |
| Income | £ 13,932 | £ 51,074 |
| Income | £ 13,932 | £ 20,898 |
| Local/Comm | 100% << adjust | 0% £ 33,609 |
| Hire ph | Income | Hire ph |
| £ 12.00 | £ 2,496 | £ 18.00 |
| £ 12.00 | £ 3,744 | £ 18.00 |
| £ 12.00 | £ 4,992 | £ 18.00 |
| £ 15.00 | £ - | £ 22.50 |
| £ 15.00 | £ 2,700 | £ 22.50 |

| | All Costs | Surplus/(Deficit) |
|----------------------------------|---------------|-------------------|
| NEW BUILD INC & COSTS | Year 5,6,7 | Year 5,6,7 |
| Income | £ 25,830 | £ 57,023 |
| Income | £ 20,664 | £ 30,996 |
| Local/Comm | 50% << adjust | 50% £ 39,558 |
| Hire ph | Income | Hire ph |
| £ 12.00 | £ 2,496 | £ 18.00 |
| £ 12.00 | £ 5,616 | £ 18.00 |
| £ 12.00 | £ 4,992 | £ 18.00 |
| £ 15.00 | £ 2,160 | £ 22.50 |
| £ 15.00 | £ 5,400 | £ 22.50 |

| | Base Costs | Base Costs |
|---------------------------------|-------------------|------------|
| RENOVATION COSTS | Year 1 | Years 2+ |
| Initial costs (Year 1- use EMR) | £ 15,000 | £ 9,265 |
| Loan (years 2-26) | £ 7,265 | £ 2,000 |
| Standing costs (years 1+) | £ 2,000 | £ 9,265 |
| Operating costs (% of income) | 50% << adjust | |
| Weekend premium (Sat/Sun) | 0% << adjust | |
| Outsider/business user premium | 0% << adjust | |
| Base hourly rate (local user) | £ 10.00 << adjust | |

| | All Costs | Surplus/(Deficit) |
|-----------------------------------|-----------------|-------------------|
| RENOVATION INC & COSTS | Years 2+ | Years 2+ |
| Income | £ 56,160 | £ 37,345 |
| Income | £ 56,160 | £ 18,815 |
| Local/Comm | 15% Outside/Bus | 85% |
| Hire ph | Income | Hire ph |
| £ 10.00 | £ - | £ 10.00 |
| £ 10.00 | £ - | £ 10.00 |
| £ 10.00 | £ 31,200 | £ 10.00 |
| £ 10.00 | £ 12,480 | £ 10.00 |
| £ 10.00 | £ 12,480 | £ 10.00 |

| | All Costs | Surplus/(Deficit) |
|-----------------------------------|------------------|-------------------|
| RENOVATION INC & COSTS | Years 2+ | Years 2+ |
| Income | £ 6,200 | £ 12,365 |
| Income | £ 6,200 | £ 6,200 |
| Local/Comm | 100% Outside/Bus | 0% |
| Hire ph | Income | Hire ph |
| £ 10.00 | £ 2,080 | £ 10.00 |
| £ 10.00 | £ 1,560 | £ 10.00 |
| £ 10.00 | £ 2,080 | £ 10.00 |
| £ 10.00 | £ 480 | £ 10.00 |
| £ 10.00 | £ - | £ 10.00 |

| | All Costs | Surplus/(Deficit) |
|-----------------------------------|------------------|-------------------|
| RENOVATION INC & COSTS | Years 2+ | Years 2+ |
| Income | £ 10,800 | £ 14,665 |
| Income | £ 10,800 | £ 3,865 |
| Local/Comm | 100% Outside/Bus | 0% |
| Hire ph | Income | Hire ph |
| £ 10.00 | £ 2,080 | £ 10.00 |
| £ 10.00 | £ 3,120 | £ 10.00 |
| £ 10.00 | £ 4,160 | £ 10.00 |
| £ 10.00 | £ - | £ 10.00 |
| £ 10.00 | £ 1,440 | £ 10.00 |

| | All Costs | Surplus/(Deficit) |
|-----------------------------------|-----------------|-------------------|
| RENOVATION INC & COSTS | Years 2+ | Years 2+ |
| Income | £ 15,240 | £ 16,885 |
| Income | £ 15,240 | £ 1,645 |
| Local/Comm | 50% Outside/Bus | 50% |
| Hire ph | Income | Hire ph |
| £ 10.00 | £ 2,080 | £ 10.00 |
| £ 10.00 | £ 4,680 | £ 10.00 |
| £ 10.00 | £ 4,160 | £ 10.00 |
| £ 10.00 | £ 1,440 | £ 10.00 |
| £ 10.00 | £ 2,880 | £ 10.00 |

DIFFERENT SCENARIOS OF USE, COSTS/INCOME & PROFIT/LOSS

LOAN, STANDING & OPERATING COSTS

Assumptions:
 Min/Max charge for any weekday day slot is 2/4hrs
 All weekend day hire (AM+PM) is considered 8hrs (renovated) or 10hr (new build summer months)
 No free or discounted hire
 As usage increases the proportion of local reduces/outside increases (adjust grey cells in column J)
 Any basic assumptions (cells L7-11 or S7-11) can be altered to suit (see <<< adjust)

Create your own example SCENARIO 6 Adjust red cells in column C and in column J

SCENARIO 4 - HIGH USE 25/75

| | Max | Days | Total | Overall | Weekday | Weekend |
|---|---------|---------|-------------|--------------|------------|------------|
| 6x4hr sessions/wk & 1/2 part/full days/mth (v | Max | Days | Total | 62% | 73% | 35% |
| Local 25% / Outside 75% | 1092 | 364 | 680 | | | |
| Sessions available | Max qty | Est qty | New hrs chg | Reno hrs chg | Slots | Usage |
| Weekdays 2hr sessions/wk (am,pm or eve) | | 4 | 2 | 2 | 208 | |
| Weekdays 3hr sessions/wk (am,pm or eve) | 15 | 4 | 3 | 3 | 208 | 73.3% |
| Weekdays 4hr sessions/wk (am,pm or eve) | | 3 | 4 | 4 | 156 | |
| Weekend days (am&pm)/month (winter) | 8.67 | 2 | 8 | 8 | 36 | |
| Weekend days (full)/month (summer) | 8.67 | 4 | 10 | 8 | 72 | 34.6% |

SCENARIO 5 - VERY HIGH USE 25/75

| | Max | Days | Total | Overall | Weekday | Weekend |
|--|---------|---------|-------------|--------------|------------|------------|
| 7x4hr sessions/wk & 4/8 part/full days/month | Max | Days | Total | 72% | 80% | 52% |
| Local 25% / Outside 75% | 1092 | 364 | 786 | | | |
| Sessions available | Max qty | Est qty | New hrs chg | Reno hrs chg | Slots | Usage |
| Weekdays 2hr sessions/wk (am,pm or eve) | | 4 | 2 | 2 | 208 | |
| Weekdays 3hr sessions/wk (am,pm or eve) | 15 | 4 | 3 | 3 | 208 | 80.0% |
| Weekdays 4hr sessions/wk (am,pm or eve) | | 4 | 4 | 4 | 208 | |
| Weekend days (am&pm)/month (winter) | 8.67 | 3 | 8 | 8 | 54 | |
| Weekend days (full)/month (summer) | 8.67 | 6 | 10 | 8 | 108 | 51.9% |

SCENARIO 6 - CREATE YOUR OWN EXAMPLE

| | Max | Days | Total | Overall | Weekday | Weekend |
|---|---------|---------|-------------|--------------|------------|------------|
| Change as required | Max | Days | Total | 59% | 60% | 58% |
| Local 20% / Outside 80% | 1092 | 364 | 648 | | | |
| Sessions available | Max qty | Est qty | New hrs chg | Reno hrs chg | Slots | Usage |
| Weekdays 2hr sessions/wk (am,pm or eve) | | 3 | 2 | 2 | 156 | |
| Weekdays 3hr sessions/wk (am,pm or eve) | 15 | 3 | 3 | 3 | 156 | 60.0% |
| Weekdays 4hr sessions/wk (am,pm or eve) | | 3 | 4 | 4 | 156 | |
| Weekend days (am&pm)/month (winter) | 8.67 | 4 | 8 | 8 | 72 | |
| Weekend days (full)/month (summer) | 8.67 | 6 | 10 | 8 | 108 | 57.7% |

HOW TO USE THIS INFORMATION

When considering the usefulness of these scenarios it may be necessary to combine different usage for different initial years

| Year | Usage | Scenario | Percentage | Cost |
|---|--------------------------------------|----------------------|------------|-------------------|
| Yr 1 | Initial costs | | | -£ 15,000 |
| Yr 2-4 | Loan costs | No Usage | | -£ 87,324 |
| Yr 5 | First year after completion of work: | SCENARIO 2 usage 31% | | -£ 37,142 |
| Yr 6 | Second year, build up use | SCENARIO 3 usage 39% | | -£ 31,193 |
| Yr 7 | Third year, maintain | SCENARIO 3 usage 39% | | -£ 31,193 |
| Yr 8 | Fourth year, build up | SCENARIO 4 usage 63% | | -£ 2,520 |
| Yr 9 | Fifth year, maintain | SCENARIO 4 usage 63% | | -£ 2,520 |
| Yr 10 | Sixth year, build up break-even | SCENARIO 5 usage 72% | | £ 4,394 |
| TOTAL 10 year overall cost to date | | | | -£ 202,499 |

per tax payer -£ 962.45

NEW BUILD COSTS

| | £ | Year 5,6,7 | Base Costs | Year 2,3,4 |
|----------------------------------|-----------------|-----------------|-----------------|-----------------|
| Initial costs (Year 1 - use EMR) | £ | 15,000 | Year 5,6,7 | Base Costs |
| Loan (years 2-7) | £ | 29,108 | £ 44,108 | £ 87,324 |
| Loan (years 8-51) | £ | 11,643 | Year 8+ | |
| Standing costs (years 5+) | £ 15,000 | £ 26,643 | | |
| Operating costs (% of income) | 50% | << adjust | | |
| Weekend premium (Sat/Sun) | 25% | << adjust | | |
| Outsider/business user premium | 50% | << adjust | | |
| Base hourly rate (local user) | £ 12.00 | << adjust | | |

NEW BUILD INC & COSTS

| | £ | Year 5,6,7 | Year 8+ | Surplus/(Deficit) |
|------------|------------|----------------|------------|-------------------|
| Income | £ 35,088 | Income | £ 52,632 | Year 5,6,7 |
| Local/Comm | 25% | << adjust | 75% | £ 68,231 |
| Hire ph | Income | Hire ph | Income | Year 8+ |
| £ 12.00 | £ 4,992 | £ 18.00 | £ 7,488 | -£ 19,985 |
| £ 12.00 | £ 7,488 | £ 18.00 | £ 11,232 | |
| £ 12.00 | £ 7,488 | £ 18.00 | £ 11,232 | |
| £ 15.00 | £ 4,320 | £ 22.50 | £ 6,480 | |
| £ 15.00 | £ 10,800 | £ 22.50 | £ 16,200 | |

NEW BUILD INC & COSTS

| | £ | Year 5,6,7 | Year 8+ | Surplus/(Deficit) |
|------------|------------|----------------|------------|-------------------|
| Income | £ 45,144 | Income | £ 67,716 | Year 5,6,7 |
| Local/Comm | 25% | << adjust | 75% | £ 75,145 |
| Hire ph | Income | Hire ph | Income | Year 8+ |
| £ 12.00 | £ 4,992 | £ 18.00 | £ 7,488 | -£ 13,072 |
| £ 12.00 | £ 7,488 | £ 18.00 | £ 11,232 | |
| £ 12.00 | £ 9,984 | £ 18.00 | £ 14,976 | |
| £ 15.00 | £ 6,480 | £ 22.50 | £ 9,720 | |
| £ 15.00 | £ 16,200 | £ 22.50 | £ 24,300 | |

NEW BUILD INC & COSTS

| | £ | Year 5,6,7 | Year 8+ | Surplus/(Deficit) |
|------------|------------|----------------|------------|-------------------|
| Income | £ 41,688 | Income | £ 62,532 | Year 5,6,7 |
| Local/Comm | 20% | << adjust | 80% | £ 73,290 |
| Hire ph | Income | Hire ph | Income | Year 8+ |
| £ 12.00 | £ 3,744 | £ 18.00 | £ 5,616 | -£ 14,926 |
| £ 12.00 | £ 5,616 | £ 18.00 | £ 8,424 | |
| £ 12.00 | £ 7,488 | £ 18.00 | £ 11,232 | |
| £ 15.00 | £ 8,640 | £ 22.50 | £ 12,960 | |
| £ 15.00 | £ 16,200 | £ 22.50 | £ 24,300 | |

EgA: PLAN (by Yr 8 Ninfield usage, Yr10 Catsfield usage)

| Year | Usage | Scenario | Percentage | Cost |
|---|--------------------------------------|----------------------|------------|------------------|
| Yr 1 | Initial costs | | | -£ 15,000 |
| Yr 2 | Loan costs | | | -£ 9,265 |
| Yr 3 | First year after completion of work: | SCENARIO 1 usage 20% | | -£ 6,165 |
| Yr 4 | Second year, build up use | SCENARIO 2 usage 31% | | -£ 3,865 |
| Yr 5 | Third year, maintain | SCENARIO 2 usage 31% | | -£ 3,865 |
| Yr 6 | Fourth Year, maintain | SCENARIO 2 usage 31% | | -£ 3,865 |
| Yr 7 | Fifth year, build up, break-even | SCENARIO 3 usage 39% | | -£ 1,645 |
| Yr 8-10 | Maintain | SCENARIO 3 usage 39% | | -£ 4,935 |
| TOTAL 10 year overall cost to date | | | | -£ 48,605 |

per tax payer -£ 231.01

RENOVATION COSTS

| | £ | Year 1 | Base Costs | Years 2+2 |
|---------------------------------|----------------|----------------|----------------|----------------|
| Initial costs (Year 1- use EMR) | £ | 15,000 | Year 1 | Base Costs |
| Loan (years 2-26) | £ | 7,265 | £ 2,000 | £ 9,265 |
| Standing costs (years 1+) | £ 2,000 | £ 9,265 | | |
| Operating costs (% of income) | 50% | << adjust | | |
| Weekend premium (Sat/Sun) | 0% | << adjust | | |
| Outsider/business user premium | 0% | << adjust | | |
| Base hourly rate (local user) | £ 10.00 | << adjust | | |

RENOVATION INC & COSTS

| | £ | Year 2+ | Year 2+ | Surplus/(Deficit) |
|------------|------------|----------------|------------|-------------------|
| Income | £ 25,280 | Income | £ 25,280 | Year 2+ |
| Local/Comm | 25% | Outside/Bus | 75% | £ 21,905 |
| Hire ph | Income | Hire ph | Income | Year 2+ |
| £ 10.00 | £ 4,160 | £ 10.00 | £ 4,160 | £ 3,375 |
| £ 10.00 | £ 6,240 | £ 10.00 | £ 6,240 | |
| £ 10.00 | £ 6,240 | £ 10.00 | £ 6,240 | |
| £ 10.00 | £ 2,880 | £ 10.00 | £ 2,880 | |
| £ 10.00 | £ 5,760 | £ 10.00 | £ 5,760 | |

RENOVATION INC & COSTS

| | £ | Year 2+ | Year 2+ | Surplus/(Deficit) |
|------------|------------|----------------|------------|-------------------|
| Income | £ 31,680 | Income | £ 31,680 | Year 2+ |
| Local/Comm | 25% | Outside/Bus | 75% | £ 25,105 |
| Hire ph | Income | Hire ph | Income | Year 2+ |
| £ 10.00 | £ 4,160 | £ 10.00 | £ 4,160 | £ 6,575 |
| £ 10.00 | £ 6,240 | £ 10.00 | £ 6,240 | |
| £ 10.00 | £ 8,320 | £ 10.00 | £ 8,320 | |
| £ 10.00 | £ 4,320 | £ 10.00 | £ 4,320 | |
| £ 10.00 | £ 8,640 | £ 10.00 | £ 8,640 | |

RENOVATION INC & COSTS

| | £ | Year 2+ | Year 2+ | Surplus/(Deficit) |
|------------|------------|----------------|------------|-------------------|
| Income | £ 28,440 | Income | £ 28,440 | Year 2+ |
| Local/Comm | 20% | Outside/Bus | 80% | £ 23,485 |
| Hire ph | Income | Hire ph | Income | Year 2+ |
| £ 10.00 | £ 3,120 | £ 10.00 | £ 3,120 | £ 4,955 |
| £ 10.00 | £ 4,680 | £ 10.00 | £ 4,680 | |
| £ 10.00 | £ 6,240 | £ 10.00 | £ 6,240 | |
| £ 10.00 | £ 5,760 | £ 10.00 | £ 5,760 | |
| £ 10.00 | £ 8,640 | £ 10.00 | £ 8,640 | |

EgB: PLAN (by Yr4 Enhanced use, Yr7 to Boreham St usage)

| Year | Usage | Scenario | Percentage | Cost |
|---|--------------------------------------|----------------------|------------|------------------|
| Yr 1 | Initial costs | | | -£ 15,000 |
| Yr 2 | Loan costs | | | -£ 9,265 |
| Yr 3 | First year after completion of work: | SCENARIO 1 usage 20% | | -£ 6,165 |
| Yr 4 | Second year, build up use | SCENARIO 2 usage 31% | | -£ 3,865 |
| Yr 5 | Third year, maintain | SCENARIO 2 usage 31% | | -£ 3,865 |
| Yr 6 | Fourth Year, maintain | SCENARIO 2 usage 31% | | -£ 3,865 |
| Yr 7 | Fifth year, build up, break-even | SCENARIO 3 usage 39% | | -£ 1,645 |
| Yr 8-10 | Maintain | SCENARIO 3 usage 39% | | -£ 4,935 |
| TOTAL 10 year overall cost to date | | | | -£ 48,605 |

These examples are not representative of any projection just illustration of use

| | A | B | C | D | E | F | G | H | I | J | K | L | M | N | O | | | |
|----|--|---|---------|---------|-----------------------|--------------|----------|---------|---------|----------|---------|----------|---|---|-----------|------------|-------------------|-------------------|
| 1 | DIFFERENT SCENARIOS OF USE, COSTS/INCOME & PROFIT/LOSS | | | | | | | | | | | | | | | | | |
| 2 | | | | | | | | | | | | | | | | | | |
| 3 | LOAN, STANDING & OPERATING COSTS | | | | | | | | | | | | | | | | | |
| 4 | Assumptions: | | | | | | | | | | | | | | | | | |
| 5 | Min/Max charge for any weekday day slot is 2/4hrs | | | | | | | | | | | | | | | | | |
| 6 | All weekend day hire (AM+PM) is considered 8hrs (renovated) or 10hr (new build summer months) | | | | | | | | | | | | | | | | | |
| 7 | No free or dicounted hire | | | | | | | | | | | | | | | | | |
| 8 | As usage increases the proportion of local reduces/outside increases (adjust grey cells in column J) | | | | | | | | | | | | | | | | | |
| 9 | Any basic assumptions (cells L7-11 or S7-11) can be altered to suit (see <<< adjust) | | | | | | | | | | | | | | | | | |
| 10 | | | | | | | | | | | | | | | | | | |
| 11 | Create your own example SCENARIO 6 Adjust red cells in column C and in column J | | | | | | | | | | | | | | | | | |
| 12 | | | | | | | | | | | | | | | | | | |
| 13 | | | | | | | | | | | | | | | | | | |
| 14 | | | | | | | | | | | | | | | | | | |
| 15 | SCENARIO 0 - MAX THEORETICAL (TESTING ONLY) | | | | Overall | Weekday | Weekend | | | | | | | | | All Costs | Surplus/(Deficit) | |
| 16 | Full use, every session, every day | | | | 100% | 100% | 100% | | | | | | | | | Year 5,6,7 | Year 5,6,7 | |
| 17 | Local 15% / Outside 85% | | Max | Days | Total | | | | | | | | | | Year 8+ | Year 8+ | | |
| 18 | | | 1092 | 364 | 1092 | | | | | | | | | | £ 113,373 | £ 100,795 | £ 12,579 | |
| 19 | Sessions available | | Max qty | Est qty | New hrs chg | Reno hrs chg | Slots | Usage | Hire ph | Income | Hire ph | Income | | | | | | |
| 20 | Weekdays 2hr sessions/wk (am,pm or eve) | | | 0 | 2 | 2 | 0 | | £ 12.00 | £ - | £ 18.00 | £ - | | | | | | |
| 21 | Weekdays 3hr sessions/wk (am,pm or eve) | | 15 | 0 | 3 | 3 | 0 | 100.0% | £ 12.00 | £ - | £ 18.00 | £ - | | | | | | |
| 22 | Weekdays 4hr sessions/wk (am,pm or eve) | | | 15 | 4 | 4 | 780 | | £ 12.00 | £ 37,440 | £ 18.00 | £ 56,160 | | | | | | |
| 23 | Weekend days (am&pm)/month (winter) | | 8.67 | 8.67 | 8 | 8 | 156 | 100.0% | £ 15.00 | £ 18,720 | £ 22.50 | £ 28,080 | | | | | | |
| 24 | Weekend days (full)/month (summer) | | 8.67 | 8.67 | 10 | 8 | 156 | | £ 15.00 | £ 23,400 | £ 22.50 | £ 35,100 | | | | | | |
| 25 | | | | | | | | | | | | | | | | | | |
| 26 | | | | | Hoee Projected | Overall | Weekday | Weekend | | | | | | | | | All Costs | Surplus/(Deficit) |
| 27 | SCENARIO 1 - VERY LOW USE 100% LOCAL | | | | 20% | 27% | 2% | | | | | | | | | Year 5,6,7 | Year 5,6,7 | |
| 28 | 2x2hr sessions/wk & 2 full days/yr | | Max | Days | Total | | | | | | | | | | Year 8+ | Year 8+ | | |
| 29 | Local 100% / Outside 0% | | 1092 | 364 | 214 | | | | | | | | | | £ 7,584 | £ 47,900 | -£ 40,316 | |
| 30 | Sessions available | | Max qty | Est qty | New hrs chg | Reno hrs chg | Slots | Usage | Hire ph | Income | Hire ph | Income | | | | | | |
| 31 | Weekdays 2hr sessions/wk (am,pm or eve) | | | 2 | 2 | 2 | 104 | | £ 12.00 | £ 2,496 | £ 18.00 | £ 3,744 | | | | | | |
| 32 | Weekdays 3hr sessions/wk (am,pm or eve) | | 15 | 1 | 3 | 3 | 52 | 26.7% | £ 12.00 | £ 1,872 | £ 18.00 | £ 2,808 | | | | | | |
| 33 | Weekdays 4hr sessions/wk (am,pm or eve) | | | 1 | 4 | 4 | 52 | | £ 12.00 | £ 2,496 | £ 18.00 | £ 3,744 | | | | | | |
| 34 | Weekend days (am&pm)/month (winter) | | 8.67 | 0.33 | 8 | 8 | 5.999999 | 1.9% | £ 15.00 | £ 720 | £ 22.50 | £ 1,080 | | | | | | |
| 35 | Weekend days (full)/month (summer) | | 8.67 | 0 | 10 | 8 | 0 | | £ 15.00 | £ - | £ 22.50 | £ - | | | | | | |
| 36 | | | | | | | | | | | | | | | | | | |
| 37 | | | | | | | | | | | | | | | | | | |

NEW BUILD COSTS

| | | | | | | |
|----------------------------------|---|--------|------------|------------|------------|-------------|
| Initial costs (Year 1 - use EMR) | £ | 15,000 | Base Costs | Year 5,6,7 | Base Costs | Years 2,3,4 |
| Loan (years 2-7) | £ | 29,108 | £ | 44,108 | £ | 87,324 |
| Loan (years 8-51) | £ | 11,643 | Year 8+ | | | |
| Standing costs (years 5+) | £ | 15,000 | £ | 26,643 | | |
| Operating costs (% of income) | | 50% | << adjust | | | |
| Weekend premium (Sat/Sun) | | 25% | << adjust | | | |
| Outsider/business user premium | | 50% | << adjust | | | |
| Base hourly rate (local user) | £ | 12.00 | << adjust | | | |

NEW BUILD INC & COSTS

| | | | | | | | |
|------------|---|--------|-----------|---|---------|----------|----------|
| Income | £ | 79,560 | Income | £ | 119,340 | Year 8+ | Year 8+ |
| Local/Comm | | 15% | << adjust | | 85% | £ 83,330 | £ 30,044 |

NEW BUILD INC & COSTS

| | | | | | | | |
|------------|---|-------|-----------|---|--------|----------|-----------|
| Income | £ | 7,584 | Income | £ | 11,376 | Year 8+ | Year 8+ |
| Local/Comm | | 100% | << adjust | | 0% | £ 30,435 | -£ 22,851 |

| | A | B | C | D | E | F | G | H | I | J | K | L | M | N | O | | |
|----|--|---|---|---------------------------|----------------|----------------|----------------|-------|-------|---------|---------|---------|---------|--------|---|------------------|--------------------------|
| 1 | DIFFERENT SCENARIOS OF USE, COSTS/INCOME & PROFIT/LOSS | | | | | | | | | | | | | | | | |
| 2 | | | | | | | | | | | | | | | | | |
| 3 | LOAN, STANDING & OPERATING COSTS | | | | | | | | | | | | | | | | |
| 4 | Assumptions: | | | | | | | | | | | | | | | | |
| 5 | Min/Max charge for any weekday day slot is 2/4hrs | | | | | | | | | | | | | | | | |
| 6 | All weekend day hire (AM+PM) is considered 8hrs (renovated) or 10hr (new build summer months) | | | | | | | | | | | | | | | | |
| 7 | No free or dicounted hire | | | | | | | | | | | | | | | | |
| 8 | As usage increases the proportion of local reduces/outside increases (adjust grey cells in column J) | | | | | | | | | | | | | | | | |
| 9 | Any basic assumptions (cells L7-11 or S7-11) can be altered to suit (see <<< adjust) | | | | | | | | | | | | | | | | |
| 10 | | | | | | | | | | | | | | | | | |
| 11 | Create your own example SCENARIO 6 Adjust red cells in column C and in column J | | | | | | | | | | | | | | | | |
| 12 | | | | | | | | | | | | | | | | | |
| 38 | | | | | | | | | | | | | | | | | |
| 39 | | | | | | | | | | | | | | | | | |
| 40 | SCENARIO 2 - LOW USE 100% LOCAL | | | Hoee Enhanced | Overall | Weekday | Weekend | | | | | | | | | All Costs | Surplus/(Deficit) |
| 41 | 4x3hr sessions/wk & 1 full days/mth (summer) | | | Max | Days | | Total | | | | | | | | | Year 5,6,7 | Year 5,6,7 |
| 42 | Local 100% / Outside 0% | | | 1092 | 364 | | 330 | | | | | | | | | | |
| 43 | | | | | | New | Reno | | | | | | | | | | |
| 44 | Sessions available | | | Max qty | Est qty | hrs chg | hrs chg | Slots | Usage | Hire ph | | Income | Hire ph | Income | | | |
| 45 | Weekdays 2hr sessions/wk (am,pm or eve) | | | | 2 | 2 | 2 | 104 | | £ 12.00 | £ 2,496 | £ 18.00 | £ | 3,744 | | | |
| 46 | Weekdays 3hr sessions/wk (am,pm or eve) | | | 15 | 2 | 3 | 3 | 104 | 40.0% | £ 12.00 | £ 3,744 | £ 18.00 | £ | 5,616 | | | |
| 47 | Weekdays 4hr sessions/wk (am,pm or eve) | | | | 2 | 4 | 4 | 104 | | £ 12.00 | £ 4,992 | £ 18.00 | £ | 7,488 | | | |
| 48 | Weekend days (am&pm)/month (winter) | | | 8.67 | 0 | 8 | 8 | 0 | 5.8% | £ 15.00 | £ - | £ 22.50 | £ | - | | | |
| 49 | Weekend days (full)/month (summer) | | | 8.67 | 1 | 10 | 8 | 18 | | £ 15.00 | £ 2,700 | £ 22.50 | £ | 4,050 | | | |
| 50 | | | | | | | | | | | | | | | | | |
| 51 | SCENARIO 3 - MEDIUM USE 50/50 | | | Similar to Boreham | Overall | Weekday | Weekend | | | | | | | | | All Costs | Surplus/(Deficit) |
| 52 | 5x4hr sessions/wk & 1/2 part/full days/mth (v | | | Max | Days | | Total | | | | | | | | | Year 5,6,7 | Year 5,6,7 |
| 53 | Local 50% / Outside 50% | | | 1092 | 364 | | 418 | | | | | | | | | | |
| 54 | | | | | | New | Reno | | | | | | | | | | |
| 55 | Sessions available | | | Max qty | Est qty | hrs chg | hrs chg | Slots | Usage | Hire ph | | Income | Hire ph | Income | | | |
| 56 | Weekdays 2hr sessions/wk (am,pm or eve) | | | | 2 | 2 | 2 | 104 | | £ 12.00 | £ 2,496 | £ 18.00 | £ | 3,744 | | | |
| 57 | Weekdays 3hr sessions/wk (am,pm or eve) | | | 15 | 3 | 3 | 3 | 156 | 46.7% | £ 12.00 | £ 5,616 | £ 18.00 | £ | 8,424 | | | |
| 58 | Weekdays 4hr sessions/wk (am,pm or eve) | | | | 2 | 4 | 4 | 104 | | £ 12.00 | £ 4,992 | £ 18.00 | £ | 7,488 | | | |
| 59 | Weekend days (am&pm)/month (winter) | | | 8.67 | 1 | 8 | 8 | 18 | 17.3% | £ 15.00 | £ 2,160 | £ 22.50 | £ | 3,240 | | | |
| 60 | Weekend days (full)/month (summer) | | | 8.67 | 2 | 10 | 8 | 36 | | £ 15.00 | £ 5,400 | £ 22.50 | £ | 8,100 | | | |
| 61 | | | | | | | | | | | | | | | | | |
| 62 | | | | | | | | | | | | | | | | | |

NEW BUILD COSTS

| | | | | | | |
|----------------------------------|---|---------------|------------|---------------|------------|---------------|
| Initial costs (Year 1 - use EMR) | £ | 15,000 | Base Costs | Year 5,6,7 | Base Costs | Years 2,3,4 |
| Loan (years 2-7) | £ | 29,108 | £ | 44,108 | £ | 87,324 |
| Loan (years 8-51) | £ | 11,643 | | Year 8+ | | |
| Standing costs (years 5+) | £ | 15,000 | £ | 26,643 | | |
| Operating costs (% of income) | | | | 50% | << adjust | |
| Weekend premium (Sat/Sun) | | | | 25% | << adjust | |
| Outsider/business user premium | | | | 50% | << adjust | |
| Base hourly rate (local user) | £ | 12.00 | << adjust | | | |

NEW BUILD INC & COSTS

| | | | | | | | | | |
|------------|---|-------------|-----------|---|-----------|---------|---------------|----|---------------|
| Income | £ | 13,932 | Income | £ | 20,898 | Year 8+ | Year 8+ | | |
| Local/Comm | | 100% | << adjust | | 0% | £ | 33,609 | -£ | 19,677 |

| | | | |
|---------|---------|---------|---------|
| Hire ph | Income | Hire ph | Income |
| £ 12.00 | £ 2,496 | £ 18.00 | £ 3,744 |
| £ 12.00 | £ 3,744 | £ 18.00 | £ 5,616 |
| £ 12.00 | £ 4,992 | £ 18.00 | £ 7,488 |
| £ 15.00 | £ - | £ 22.50 | £ - |
| £ 15.00 | £ 2,700 | £ 22.50 | £ 4,050 |

NEW BUILD INC & COSTS

| | | | | | | | | | |
|------------|---|------------|-----------|---|------------|----------|---------------|----|---------------|
| Income | £ | 20,664 | Income | £ | 30,996 | Years 4+ | Years 4+ | | |
| Local/Comm | | 50% | << adjust | | 50% | £ | 39,558 | -£ | 13,728 |

| | | | |
|---------|---------|---------|---------|
| Hire ph | Income | Hire ph | Income |
| £ 12.00 | £ 2,496 | £ 18.00 | £ 3,744 |
| £ 12.00 | £ 5,616 | £ 18.00 | £ 8,424 |
| £ 12.00 | £ 4,992 | £ 18.00 | £ 7,488 |
| £ 15.00 | £ 2,160 | £ 22.50 | £ 3,240 |
| £ 15.00 | £ 5,400 | £ 22.50 | £ 8,100 |

| | A | B | C | D | E | F | G | H | I | J | K | L | M | N | O | | | | | | | |
|----|--|---|---|-----------------------------|---------|---------|----------------|----------------|----------------|----------------------------------|--------|---------|------------|------------|------------|-------------|-------------------|-----|--------|--------|--------|-------|
| 1 | DIFFERENT SCENARIOS OF USE, COSTS/INCOME & PROFIT/LOSS | | | | | | | | | | | | | | | | | | | | | |
| 2 | | | | | | | | | | | | | | | | | | | | | | |
| 3 | LOAN, STANDING & OPERATING COSTS | | | | | | | | | | | | | | | | | | | | | |
| 4 | Assumptions: | | | | | | | | | | | | | | | | | | | | | |
| 5 | Min/Max charge for any weekday day slot is 2/4hrs | | | | | | | | | | | | | | | | | | | | | |
| 6 | All weekend day hire (AM+PM) is considered 8hrs (renovated) or 10hr (new build summer months) | | | | | | | | | | | | | | | | | | | | | |
| 7 | No free or dicounted hire | | | | | | | | | | | | | | | | | | | | | |
| 8 | As usage increases the proportion of local reduces/outside increases (adjust grey cells in column J) | | | | | | | | | | | | | | | | | | | | | |
| 9 | Any basic assumptions (cells L7-11 or S7-11) can be altered to suit (see <<< adjust) | | | | | | | | | | | | | | | | | | | | | |
| 10 | | | | | | | | | | | | | | | | | | | | | | |
| 11 | Create your own example SCENARIO 6 Adjust red cells in column C and in column J | | | | | | | | | | | | | | | | | | | | | |
| 12 | | | | | | | | | | | | | | | | | | | | | | |
| 63 | | | | | | | | | | | | | | | | | | | | | | |
| 64 | | | | | | | | | | | | | | | | | | | | | | |
| 65 | SCENARIO 4 - HIGH USE 25/75 | | | Similar to Ninfield | | | Overall | Weekday | Weekend | | | | | | | | | | | | | |
| 66 | 6x4hr sessions/wk & 1/2 part/full days/mth (v | | | Max | Days | | 62% | 73% | 35% | | | | | | | | | | | | | |
| 67 | Local 25% / Outside 75% | | | 1092 | 364 | | | 680 | | | | | | | | | | | | | | |
| 68 | | | | | | New | Reno | | | | | | | | | | | | | | | |
| 69 | Sessions available | | | Max qty | Est qty | hrs chg | hrs chg | Slots | Usage | | | | | | | | | | | | | |
| 70 | Weekdays 2hr sessions/wk (am,pm or eve) | | | | 4 | 2 | 2 | 208 | | | | | | | | | | | | | | |
| 71 | Weekdays 3hr sessions/wk (am,pm or eve) | | | 15 | 4 | 3 | 3 | 208 | 73.3% | | | | | | | | | | | | | |
| 72 | Weekdays 4hr sessions/wk (am,pm or eve) | | | | 3 | 4 | 4 | 156 | | | | | | | | | | | | | | |
| 73 | Weekend days (am&pm)/month (winter) | | | 8.67 | 2 | 8 | 8 | 36 | | | | | | | | | | | | | | |
| 74 | Weekend days (full)/month (summer) | | | 8.67 | 4 | 10 | 8 | 72 | 34.6% | | | | | | | | | | | | | |
| 75 | | | | | | | | | | | | | | | | | | | | | | |
| 76 | | | | | | | | | | | | | | | | | | | | | | |
| 77 | SCENARIO 5 - VERY HIGH USE 25/75 | | | Similar to Catsfield | | | Overall | Weekday | Weekend | | | | | | | | | | | | | |
| 78 | 7x4hr sessions/wk & 4/8 part/full days/month | | | Max | Days | | 72% | 80% | 52% | | | | | | | | | | | | | |
| 79 | Local 25% / Outside 75% | | | 1092 | 364 | | | 786 | | | | | | | | | | | | | | |
| 80 | | | | | | New | Reno | | | | | | | | | | | | | | | |
| 81 | Sessions available | | | Max qty | Est qty | hrs chg | hrs chg | Slots | Usage | | | | | | | | | | | | | |
| 82 | Weekdays 2hr sessions/wk (am,pm or eve) | | | | 4 | 2 | 2 | 208 | | | | | | | | | | | | | | |
| 83 | Weekdays 3hr sessions/wk (am,pm or eve) | | | 15 | 4 | 3 | 3 | 208 | 80.0% | | | | | | | | | | | | | |
| 84 | Weekdays 4hr sessions/wk (am,pm or eve) | | | | 4 | 4 | 4 | 208 | | | | | | | | | | | | | | |
| 85 | Weekend days (am&pm)/month (winter) | | | 8.67 | 3 | 8 | 8 | 54 | | | | | | | | | | | | | | |
| 86 | Weekend days (full)/month (summer) | | | 8.67 | 6 | 10 | 8 | 108 | 51.9% | | | | | | | | | | | | | |
| 87 | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | | NEW BUILD COSTS | | | | | | | | | | | | |
| | | | | | | | | | | Initial costs (Year 1 - use EMR) | £ | 15,000 | Base Costs | Year 5,6,7 | Base Costs | Years 2,3,4 | | | | | | |
| | | | | | | | | | | Loan (years 2-7) | £ | 29,108 | £ | 44,108 | £ | 87,324 | | | | | | |
| | | | | | | | | | | Loan (years 8-51) | £ | 11,643 | Year 8+ | | | | | | | | | |
| | | | | | | | | | | Standing costs (years 5+) | £ | 15,000 | £ | 26,643 | | | | | | | | |
| | | | | | | | | | | Operating costs (% of income) | | | | | | 50% | << adjust | | | | | |
| | | | | | | | | | | Weekend premium (Sat/Sun) | | | | | | 25% | << adjust | | | | | |
| | | | | | | | | | | Outsider/business user premium | | | | | | 50% | << adjust | | | | | |
| | | | | | | | | | | Base hourly rate (local user) | £ | 12.00 | << adjust | | | | | | | | | |
| | | | | | | | | | | | | | | | | All Costs | Surplus/(Deficit) | | | | | |
| | | | | | | | | | | | | | | | | Year 5,6,7 | Year 5,6,7 | | | | | |
| | | | | | | | | | | | | | | | | £ | 48,246 | £ | 68,231 | -£ | 19,985 | |
| | | | | | | | | | | Income | £ | 35,088 | Income | £ | 52,632 | Year 8+ | Year 8+ | | | | | |
| | | | | | | | | | | Local/Comm | | | | | | 25% | << adjust | 75% | £ | 50,766 | -£ | 2,520 |
| | | | | | | | | | | Hire ph | Income | Hire ph | Income | | | | | | | | | |
| | | | | | | | | | | £ | 12.00 | £ | 4,992 | £ | 18.00 | £ | 7,488 | | | | | |
| | | | | | | | | | | £ | 12.00 | £ | 7,488 | £ | 18.00 | £ | 11,232 | | | | | |
| | | | | | | | | | | £ | 12.00 | £ | 7,488 | £ | 18.00 | £ | 11,232 | | | | | |
| | | | | | | | | | | £ | 15.00 | £ | 4,320 | £ | 22.50 | £ | 6,480 | | | | | |
| | | | | | | | | | | £ | 15.00 | £ | 10,800 | £ | 22.50 | £ | 16,200 | | | | | |
| | | | | | | | | | | | | | | | | All Costs | Surplus/(Deficit) | | | | | |
| | | | | | | | | | | | | | | | | Year 5,6,7 | Year 5,6,7 | | | | | |
| | | | | | | | | | | | | | | | | £ | 62,073 | £ | 75,145 | -£ | 13,072 | |
| | | | | | | | | | | Income | £ | 45,144 | Income | £ | 67,716 | Year 8+ | Year 8+ | | | | | |
| | | | | | | | | | | Local/Comm | | | | | | 25% | << adjust | 75% | £ | 57,680 | £ | 4,394 |
| | | | | | | | | | | Hire ph | Income | Hire ph | Income | | | | | | | | | |
| | | | | | | | | | | £ | 12.00 | £ | 4,992 | £ | 18.00 | £ | 7,488 | | | | | |
| | | | | | | | | | | £ | 12.00 | £ | 7,488 | £ | 18.00 | £ | 11,232 | | | | | |
| | | | | | | | | | | £ | 12.00 | £ | 9,984 | £ | 18.00 | £ | 14,976 | | | | | |
| | | | | | | | | | | £ | 15.00 | £ | 6,480 | £ | 22.50 | £ | 9,720 | | | | | |
| | | | | | | | | | | £ | 15.00 | £ | 16,200 | £ | 22.50 | £ | 24,300 | | | | | |

| | | | | | | | | | | | | | | | |
|--|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | A | B | C | D | E | F | G | H | I | J | K | L | M | N | O |
|--|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|

1 **DIFFERENT SCENARIOS OF USE, COSTS/INCOME & PROFIT/LOSS**

2

3 **LOAN, STANDING & OPERATING COSTS**

4 **Assumptions:**

5 Min/Max charge for any weekday day slot is 2/4hrs

6 All weekend day hire (AM+PM) is considered 8hrs (renovated) or 10hr (new build summer months)

7 No free or dicounted hire

8 As usage increases the proportion of local reduces/outside increases (adjust grey cells in column J)

9 Any basic assumptions (cells L7-11 or S7-11) can be altered to suit (see <<< adjust)

10

11 **Create your own example SCENARIO 6 Adjust red cells in column C and in column J**

12

101

102 **HOW TO USE THIS INFORMATION**

103 When considering the usefulness of these scenarios it may be necessary

104 to combine different usage for different initial years

105

106

107

108

109

110

111

112 *These examples are not representative of any projection just illustration of use*

113

| NEW BUILD COSTS | | Base Costs | Base Costs |
|----------------------------------|--------------------------------|-----------------|-----------------|
| Initial costs (Year 1 - use EMR) | £ 15,000 | Year 5,6,7 | Years 2,3,4 |
| Loan (years 2-7) | £ 29,108 | £ 44,108 | £ 87,324 |
| Loan (years 8-51) | £ 11,643 | Year 8+ | |
| Standing costs (years 5+) | £ 15,000 | £ 26,643 | |
| Operating costs (% of income) | 50% << adjust | | |
| Weekend premium (Sat/Sun) | 25% << adjust | | |
| Outsider/business user premium | 50% << adjust | | |
| Base hourly rate (local user) | £ 12.00 << adjust | | |

| EgA: PLAN (by Yr 8 Ninfield usage, Yr10 Catsfield usage) | | |
|---|----------------------|-------------------|
| Yr 1, Initial costs | | -£ 15,000 |
| Yr 2-4, Loan costs | No Usage | -£ 87,324 |
| Yr 5, First year after completion of work: | SCENARIO 2 usage 31% | -£ 37,142 |
| Yr 6, Second year, build up use | SCENARIO 3 usage 39% | -£ 31,193 |
| Yr 7, Third year, maintain | SCENARIO 3 usage 39% | -£ 31,193 |
| Yr 8, Fourth year, build up | SCENARIO 4 usage 63% | -£ 2,520 |
| Yr 9 Fifth year, maintain | SCENARIO 4 usage 63% | -£ 2,520 |
| Yr10 Sixth year, build up break-even | SCENARIO 5 usage 72% | £ 4,394 |
| TOTAL 10 year overall cost to date | | -£ 202,499 |
| | per tax payer | -£ 962.45 |

| | A | B | C | D | E | F | G | H | P | Q | R | S | T | U | V |
|----|--|-------------|-----------------------|---------|-------------|-------------|-------------|---|---------|----------|---------|----------|-----------|-------------------|---|
| 1 | DIFFERENT SCENARIOS OF USE, COSTS/INCOME & PROFIT/LOSS | | | | | | | | | | | | | | |
| 2 | | | | | | | | | | | | | | | |
| 3 | LOAN, STANDING & OPERATING COSTS | | | | | | | | | | | | | | |
| 4 | Assumptions: | | | | | | | | | | | | | | |
| 5 | Min/Max charge for any weekday day slot is 2/4hrs | | | | | | | | | | | | | | |
| 6 | All weekend day hire (AM+PM) is considered 8hrs (renovated) or 10hr (new build summer months) | | | | | | | | | | | | | | |
| 7 | No free or dicounted hire | | | | | | | | | | | | | | |
| 8 | As usage increases the proportion of local reduces/outside increases (adjust grey cells in column J) | | | | | | | | | | | | | | |
| 9 | Any basic assumptions (cells L7-11 or S7-11) can be altered to suit (see <<< adjust) | | | | | | | | | | | | | | |
| 10 | | | | | | | | | | | | | | | |
| 11 | Create your own example SCENARIO 6 Adjust red cells in column C and in column J | | | | | | | | | | | | | | |
| 12 | | | | | | | | | | | | | | | |
| 13 | | | | | | | | | | | | | | | |
| 14 | | | | | Overall | Weekday | Weekend | | | | | | All Costs | Surplus/(Deficit) | |
| 15 | SCENARIO 0 - MAX THEORETICAL (TESTING ONLY) | | | | 100% | 100% | 100% | | | | | | Years 2+ | Years 2+ | |
| 16 | Full use, every session, every day | Max | Days | | | Total | | | | | | | | | |
| 17 | Local 15% / Outside 85% | 1092 | 364 | | | 1092 | | | | | | | | | |
| 18 | | | | New | Reno | | | | | | | | | | |
| 19 | Sessions available | Max qty | Est qty | hrs chg | hrs chg | Slots | Usage | | Hire ph | Income | Hire ph | Income | | | |
| 20 | Weekdays 2hr sessions/wk (am,pm or eve) | | 0 | 2 | 2 | 0 | | | £ 10.00 | £ - | £ 10.00 | £ - | | | |
| 21 | Weekdays 3hr sessions/wk (am,pm or eve) | 15 | 0 | 3 | 3 | 0 | 100.0% | | £ 10.00 | £ - | £ 10.00 | £ - | | | |
| 22 | Weekdays 4hr sessions/wk (am,pm or eve) | | 15 | 4 | 4 | 780 | | | £ 10.00 | £ 31,200 | £ 10.00 | £ 31,200 | | | |
| 23 | Weekend days (am&pm)/month (winter) | 8.67 | 8.67 | 8 | 8 | 156 | 100.0% | | £ 10.00 | £ 12,480 | £ 10.00 | £ 12,480 | | | |
| 24 | Weekend days (full)/month (summer) | 8.67 | 8.67 | 10 | 8 | 156 | | | £ 10.00 | £ 12,480 | £ 10.00 | £ 12,480 | | | |
| 25 | | | | | | | | | | | | | All Costs | Surplus/(Deficit) | |
| 26 | | | Hoee Projected | | | | | | | | | | Years 2+ | Years 2+ | |
| 27 | SCENARIO 1 - VERY LOW USE 100% LOCAL | | | | 20% | 27% | 2% | | | | | | | | |
| 28 | 2x2hr sessions/wk & 2 full days/yr | Max | Days | | | Total | | | | | | | | | |
| 29 | Local 100% / Outside 0% | 1092 | 364 | | | 214 | | | | | | | | | |
| 30 | | | | New | Reno | | | | | | | | | | |
| 31 | Sessions available | Max qty | Est qty | hrs chg | hrs chg | Slots | Usage | | Hire ph | Income | Hire ph | Income | | | |
| 32 | Weekdays 2hr sessions/wk (am,pm or eve) | | 2 | 2 | 2 | 104 | | | £ 10.00 | £ 2,080 | £ 10.00 | £ 2,080 | | | |
| 33 | Weekdays 3hr sessions/wk (am,pm or eve) | 15 | 1 | 3 | 3 | 52 | 26.7% | | £ 10.00 | £ 1,560 | £ 10.00 | £ 1,560 | | | |
| 34 | Weekdays 4hr sessions/wk (am,pm or eve) | | 1 | 4 | 4 | 52 | | | £ 10.00 | £ 2,080 | £ 10.00 | £ 2,080 | | | |
| 35 | Weekend days (am&pm)/month (winter) | 8.67 | 0.33 | 8 | 8 | 5.999999 | 1.9% | | £ 10.00 | £ 480 | £ 10.00 | £ 480 | | | |
| 36 | Weekend days (full)/month (summer) | 8.67 | 0 | 10 | 8 | 0 | | | £ 10.00 | £ - | £ 10.00 | £ - | | | |
| 37 | | | | | | | | | | | | | | | |

RENOVATION COSTS

| | | | |
|---------------------------------|---|--------------|----------------|
| Initial costs (Year 1- use EMR) | £ | 15,000 | Year 1 |
| Loan (years 2-26) | £ | 7,265 | £ 2,000 |
| | | | Years 2+ |
| Standing costs (years 1+) | £ | 2,000 | £ 9,265 |
| Operating costs (% of income) | | 50% | << adjust |
| Weekend premium (Sat/Sun) | | 0% | << adjust |
| Outsider/business user premium | | 0% | << adjust |
| Base hourly rate (local user) | £ | 10.00 | << adjust |

RENOVATION INC & COSTS

| | | | | | |
|------------|---|------------|-------------|---|------------|
| Income | £ | 56,160 | Income | £ | 56,160 |
| Local/Comm | | 15% | Outside/Bus | | 85% |

| | | | | |
|---------|----------|----------------|----------|--------|
| | Hire ph | Income | Hire ph | Income |
| £ 10.00 | £ - | £ 10.00 | £ - | |
| £ 10.00 | £ - | £ 10.00 | £ - | |
| £ 10.00 | £ 31,200 | £ 10.00 | £ 31,200 | |
| £ 10.00 | £ 12,480 | £ 10.00 | £ 12,480 | |
| £ 10.00 | £ 12,480 | £ 10.00 | £ 12,480 | |

RENOVATION INC & COSTS

| | | | | | |
|------------|---|-------------|-------------|---|-----------|
| Income | £ | 6,200 | Income | £ | 6,200 |
| Local/Comm | | 100% | Outside/Bus | | 0% |

| | | | | |
|---------|---------|----------------|---------|--------|
| | Hire ph | Income | Hire ph | Income |
| £ 10.00 | £ 2,080 | £ 10.00 | £ 2,080 | |
| £ 10.00 | £ 1,560 | £ 10.00 | £ 1,560 | |
| £ 10.00 | £ 2,080 | £ 10.00 | £ 2,080 | |
| £ 10.00 | £ 480 | £ 10.00 | £ 480 | |
| £ 10.00 | £ - | £ 10.00 | £ - | |

| | A | B | C | D | E | F | G | H | P | Q | R | S | T | U | V |
|----|--|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 1 | DIFFERENT SCENARIOS OF USE, COSTS/INCOME & PROFIT/LOSS | | | | | | | | | | | | | | |
| 2 | | | | | | | | | | | | | | | |
| 3 | LOAN, STANDING & OPERATING COSTS | | | | | | | | | | RENOVATION COSTS | | | | |
| 4 | Assumptions: | | | | | | | | | | Base Costs | | | | |
| 5 | Min/Max charge for any weekday day slot is 2/4hrs | | | | | | | | | | Initial costs (Year 1- use EMR) £ 15,000 Year 1 | | | | |
| 6 | All weekend day hire (AM+PM) is considered 8hrs (renovated) or 10hr (new build summer months) | | | | | | | | | | Loan (years 2-26) £ 7,265 £ 2,000 | | | | |
| 7 | No free or dicounted hire | | | | | | | | | | Years 2+ | | | | |
| 8 | As usage increases the proportion of local reduces/outside increases (adjust grey cells in column J) | | | | | | | | | | Standing costs (years 1+) £ 2,000 £ 9,265 | | | | |
| 9 | Any basic assumptions (cells L7-11 or S7-11) can be altered to suit (see <<< adjust) | | | | | | | | | | Operating costs (% of income) 50% << adjust | | | | |
| 10 | | | | | | | | | | | Weekend premium (Sat/Sun) 0% << adjust | | | | |
| 11 | Create your own example SCENARIO 6 Adjust red cells in column C and in column J | | | | | | | | | | Outsider/business user premium 0% << adjust | | | | |
| 12 | | | | | | | | | | | Base hourly rate (local user) £ 10.00 << adjust | | | | |
| 38 | | | | | | | | | | | All Costs Surplus/(Deficit) | | | | |
| 39 | | | | | | | | | | | Years 2+ Years 2+ | | | | |
| 40 | SCENARIO 2 - LOW USE 100% LOCAL | | | | | | | | | | RENOVATION INC & COSTS £ 10,800 £ 14,665 -£ 3,865 | | | | |
| 41 | 4x3hr sessions/wk & 1 full days/mth (summer) | | | | | | | | | | Income £ 10,800 Income £ 10,800 | | | | |
| 42 | Local 100% / Outside 0% | | | | | | | | | | Local/Comm 100% Outside/Bus 0% | | | | |
| 43 | | | | | | | | | | | | | | | |
| 44 | | | | | | | | | | | | | | | |
| 45 | Sessions available Max qty Est qty New hrs chg Reno hrs chg Slots Usage | | | | | | | | | | Hire ph Income Hire ph Income | | | | |
| 46 | Weekdays 2hr sessions/wk (am,pm or eve) 2 2 2 104 | | | | | | | | | | £ 10.00 £ 2,080 £ 10.00 £ 2,080 | | | | |
| 47 | Weekdays 3hr sessions/wk (am,pm or eve) 15 2 3 3 104 40.0% | | | | | | | | | | £ 10.00 £ 3,120 £ 10.00 £ 3,120 | | | | |
| 48 | Weekdays 4hr sessions/wk (am,pm or eve) 2 4 4 104 | | | | | | | | | | £ 10.00 £ 4,160 £ 10.00 £ 4,160 | | | | |
| 49 | Weekend days (am&pm)/month (winter) 8.67 0 8 8 0 5.8% | | | | | | | | | | £ 10.00 £ - £ 10.00 £ - | | | | |
| 50 | Weekend days (full)/month (summer) 8.67 1 10 8 18 | | | | | | | | | | £ 10.00 £ 1,440 £ 10.00 £ 1,440 | | | | |
| 51 | | | | | | | | | | | All Costs Surplus/(Deficit) | | | | |
| 52 | | | | | | | | | | | Years 2+ Years 2+ | | | | |
| 53 | SCENARIO 3 - MEDIUM USE 50/50 | | | | | | | | | | RENOVATION INC & COSTS £ 15,240 £ 16,885 -£ 1,645 | | | | |
| 54 | 5x4hr sessions/wk & 1/2 part/full days/mth (v | | | | | | | | | | Income £ 15,240 Income £ 15,240 | | | | |
| 55 | Local 50% / Outside 50% | | | | | | | | | | Local/Comm 50% Outside/Bus 50% | | | | |
| 56 | | | | | | | | | | | | | | | |
| 57 | Sessions available Max qty Est qty New hrs chg Reno hrs chg Slots Usage | | | | | | | | | | Hire ph Income Hire ph Income | | | | |
| 58 | Weekdays 2hr sessions/wk (am,pm or eve) 2 2 2 104 | | | | | | | | | | £ 10.00 £ 2,080 £ 10.00 £ 2,080 | | | | |
| 59 | Weekdays 3hr sessions/wk (am,pm or eve) 15 3 3 3 156 46.7% | | | | | | | | | | £ 10.00 £ 4,680 £ 10.00 £ 4,680 | | | | |
| 60 | Weekdays 4hr sessions/wk (am,pm or eve) 2 4 4 104 | | | | | | | | | | £ 10.00 £ 4,160 £ 10.00 £ 4,160 | | | | |
| 61 | Weekend days (am&pm)/month (winter) 8.67 1 8 8 18 17.3% | | | | | | | | | | £ 10.00 £ 1,440 £ 10.00 £ 1,440 | | | | |
| 62 | Weekend days (full)/month (summer) 8.67 2 10 8 36 | | | | | | | | | | £ 10.00 £ 2,880 £ 10.00 £ 2,880 | | | | |

| | A | B | C | D | E | F | G | H | P | Q | R | S | T | U | V |
|----|--|---|---|-----------------------------|---------|---------|----------------|----------------|----------------|---------|--|---------|---------|---|---|
| 1 | DIFFERENT SCENARIOS OF USE, COSTS/INCOME & PROFIT/LOSS | | | | | | | | | | | | | | |
| 2 | | | | | | | | | | | | | | | |
| 3 | LOAN, STANDING & OPERATING COSTS | | | | | | | | | | | | | | |
| 4 | Assumptions: | | | | | | | | | | | | | | |
| 5 | Min/Max charge for any weekday day slot is 2/4hrs | | | | | | | | | | | | | | |
| 6 | All weekend day hire (AM+PM) is considered 8hrs (renovated) or 10hr (new build summer months) | | | | | | | | | | | | | | |
| 7 | No free or dicounted hire | | | | | | | | | | | | | | |
| 8 | As usage increases the proportion of local reduces/outside increases (adjust grey cells in column J) | | | | | | | | | | | | | | |
| 9 | Any basic assumptions (cells L7-11 or S7-11) can be altered to suit (see <<< adjust) | | | | | | | | | | | | | | |
| 10 | | | | | | | | | | | | | | | |
| 11 | Create your own example SCENARIO 6 Adjust red cells in column C and in column J | | | | | | | | | | | | | | |
| 12 | | | | | | | | | | | | | | | |
| 63 | | | | | | | | | | | | | | | |
| 64 | | | | | | | | | | | | | | | |
| 65 | SCENARIO 4 - HIGH USE 25/75 | | | Similar to Ninfield | | | Overall | Weekday | Weekend | | | | | | |
| 66 | 6x4hr sessions/wk & 1/2 part/full days/mth (v | | | Max | Days | | 62% | 73% | 35% | | | | | | |
| 67 | Local 25% / Outside 75% | | | 1092 | 364 | | | 680 | | | | | | | |
| 68 | | | | | | New | Reno | | | | | | | | |
| 69 | Sessions available | | | Max qty | Est qty | hrs chg | hrs chg | Slots | Usage | Hire ph | Income | Hire ph | Income | | |
| 70 | Weekdays 2hr sessions/wk (am,pm or eve) | | | | 4 | 2 | 2 | 208 | | £ 10.00 | £ 4,160 | £ 10.00 | £ 4,160 | | |
| 71 | Weekdays 3hr sessions/wk (am,pm or eve) | | | 15 | 4 | 3 | 3 | 208 | 73.3% | £ 10.00 | £ 6,240 | £ 10.00 | £ 6,240 | | |
| 72 | Weekdays 4hr sessions/wk (am,pm or eve) | | | | 3 | 4 | 4 | 156 | | £ 10.00 | £ 6,240 | £ 10.00 | £ 6,240 | | |
| 73 | Weekend days (am&pm)/month (winter) | | | 8.67 | 2 | 8 | 8 | 36 | | £ 10.00 | £ 2,880 | £ 10.00 | £ 2,880 | | |
| 74 | Weekend days (full)/month (summer) | | | 8.67 | 4 | 10 | 8 | 72 | 34.6% | £ 10.00 | £ 5,760 | £ 10.00 | £ 5,760 | | |
| 75 | | | | | | | | | | | | | | | |
| 76 | | | | | | New | Reno | | | | | | | | |
| 77 | SCENARIO 5 - VERY HIGH USE 25/75 | | | Similar to Catsfield | | | Overall | Weekday | Weekend | | | | | | |
| 78 | 7x4hr sessions/wk & 4/8 part/full days/month | | | Max | Days | | 72% | 80% | 52% | | | | | | |
| 79 | Local 25% / Outside 75% | | | 1092 | 364 | | | 786 | | | | | | | |
| 80 | | | | | | New | Reno | | | | | | | | |
| 81 | Sessions available | | | Max qty | Est qty | hrs chg | hrs chg | Slots | Usage | Hire ph | Income | Hire ph | Income | | |
| 82 | Weekdays 2hr sessions/wk (am,pm or eve) | | | | 4 | 2 | 2 | 208 | | £ 10.00 | £ 4,160 | £ 10.00 | £ 4,160 | | |
| 83 | Weekdays 3hr sessions/wk (am,pm or eve) | | | 15 | 4 | 3 | 3 | 208 | 80.0% | £ 10.00 | £ 6,240 | £ 10.00 | £ 6,240 | | |
| 84 | Weekdays 4hr sessions/wk (am,pm or eve) | | | | 4 | 4 | 4 | 208 | | £ 10.00 | £ 8,320 | £ 10.00 | £ 8,320 | | |
| 85 | Weekend days (am&pm)/month (winter) | | | 8.67 | 3 | 8 | 8 | 54 | | £ 10.00 | £ 4,320 | £ 10.00 | £ 4,320 | | |
| 86 | Weekend days (full)/month (summer) | | | 8.67 | 6 | 10 | 8 | 108 | 51.9% | £ 10.00 | £ 8,640 | £ 10.00 | £ 8,640 | | |
| 87 | | | | | | | | | | | | | | | |
| | | | | | | | | | | | RENOVATION COSTS | | | | |
| | | | | | | | | | | | Base Costs | | | | |
| | | | | | | | | | | | Initial costs (Year 1- use EMR) £ 15,000 Year 1 | | | | |
| | | | | | | | | | | | Loan (years 2-26) £ 7,265 £ 2,000 | | | | |
| | | | | | | | | | | | Years 2+ | | | | |
| | | | | | | | | | | | Standing costs (years 1+) £ 2,000 £ 9,265 | | | | |
| | | | | | | | | | | | Operating costs (% of income) 50% << adjust | | | | |
| | | | | | | | | | | | Weekend premium (Sat/Sun) 0% << adjust | | | | |
| | | | | | | | | | | | Outsider/business user premium 0% << adjust | | | | |
| | | | | | | | | | | | Base hourly rate (local user) £ 10.00 << adjust | | | | |
| | | | | | | | | | | | | | | | |
| | | | | | | | | | | | All Costs Surplus/(Deficit) | | | | |
| | | | | | | | | | | | Years 2+ Years 2+ | | | | |
| | | | | | | | | | | | RENOVATION INC & COSTS £ 25,280 £ 21,905 £ 3,375 | | | | |
| | | | | | | | | | | | Income £ 25,280 Income £ 25,280 | | | | |
| | | | | | | | | | | | Local/Comm 25% Outside/Bus 75% | | | | |
| | | | | | | | | | | | | | | | |
| | | | | | | | | | | | All Costs Profit/(Loss) | | | | |
| | | | | | | | | | | | Years 2+ Years 2+ | | | | |
| | | | | | | | | | | | RENOVATION INC & COSTS £ 31,680 £ 25,105 £ 6,575 | | | | |
| | | | | | | | | | | | Income £ 31,680 Income £ 31,680 | | | | |
| | | | | | | | | | | | Local/Comm 25% Outside/Bus 75% | | | | |
| | | | | | | | | | | | | | | | |

| | | | | | | | | | | | | | | | |
|--|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | A | B | C | D | E | F | G | H | P | Q | R | S | T | U | V |
|--|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|

1 **DIFFERENT SCENARIOS OF USE, COSTS/INCOME & PROFIT/LOSS**

2

3 **LOAN, STANDING & OPERATING COSTS**

4 **Assumptions:**

5 Min/Max charge for any weekday day slot is 2/4hrs

6 All weekend day hire (AM+PM) is considered 8hrs (renovated) or 10hr (new build summer months)

7 No free or dicounted hire

8 As usage increases the proportion of local reduces/outside increases (adjust grey cells in column J)

9 Any basic assumptions (cells L7-11 or S7-11) can be altered to suit (see <<< adjust)

10

11 **Create your own example SCENARIO 6 Adjust red cells in column C and in column J**

12

101

102 **HOW TO USE THIS INFORMATION**

103 When considering the usefulness of these scenarios it may be necessary

104 to combine different usage for different initial years

105

106

107

108

109

110

111

112 *These examples are not representative of any projection just illustration of use*

113

| RENOVATION COSTS | | Base Costs | |
|---------------------------------|----------------|----------------|--|
| Initial costs (Year 1- use EMR) | £ 15,000 | Year 1 | |
| Loan (years 2-26) | £ 7,265 | £ 2,000 | |
| | | Years 2+ | |
| Standing costs (years 1+) | £ 2,000 | £ 9,265 | |
| Operating costs (% of income) | 50% << adjust | | |
| Weekend premium (Sat/Sun) | 0% << adjust | | |
| Outsider/business user premium | 0% << adjust | | |
| Base hourly rate (local user) | £ 10.00 | << adjust | |

EgB: PLAN (by Yr4 Enhanced use, Yr7 to Boreham St usage)

| | | | |
|---|----------------------|----------------------|------------------|
| Yr 1, Initial costs | | -£ | 15,000 |
| Yr 2, Loan costs | | -£ | 9,265 |
| Yr 3, First year after completion of work: SCENARIO 1 usage 20% | | -£ | 6,165 |
| Yr 4, Second year, build up use | SCENARIO 2 usage 31% | -£ | 3,865 |
| Yr 5, Third year, maintain | SCENARIO 2 usage 31% | -£ | 3,865 |
| Yr 6, Fourth Year, maintain | SCENARIO 2 usage 31% | -£ | 3,865 |
| Yr 7, Fifth year, build up, break-even | SCENARIO 3 usage 39% | -£ | 1,645 |
| Yr 8-10, Maintain | SCENARIO 3 usage 39% | -£ | 4,935 |
| TOTAL 10 year overall cost to date | | -£ | 48,605 |
| | | per tax payer | -£ 231.01 |